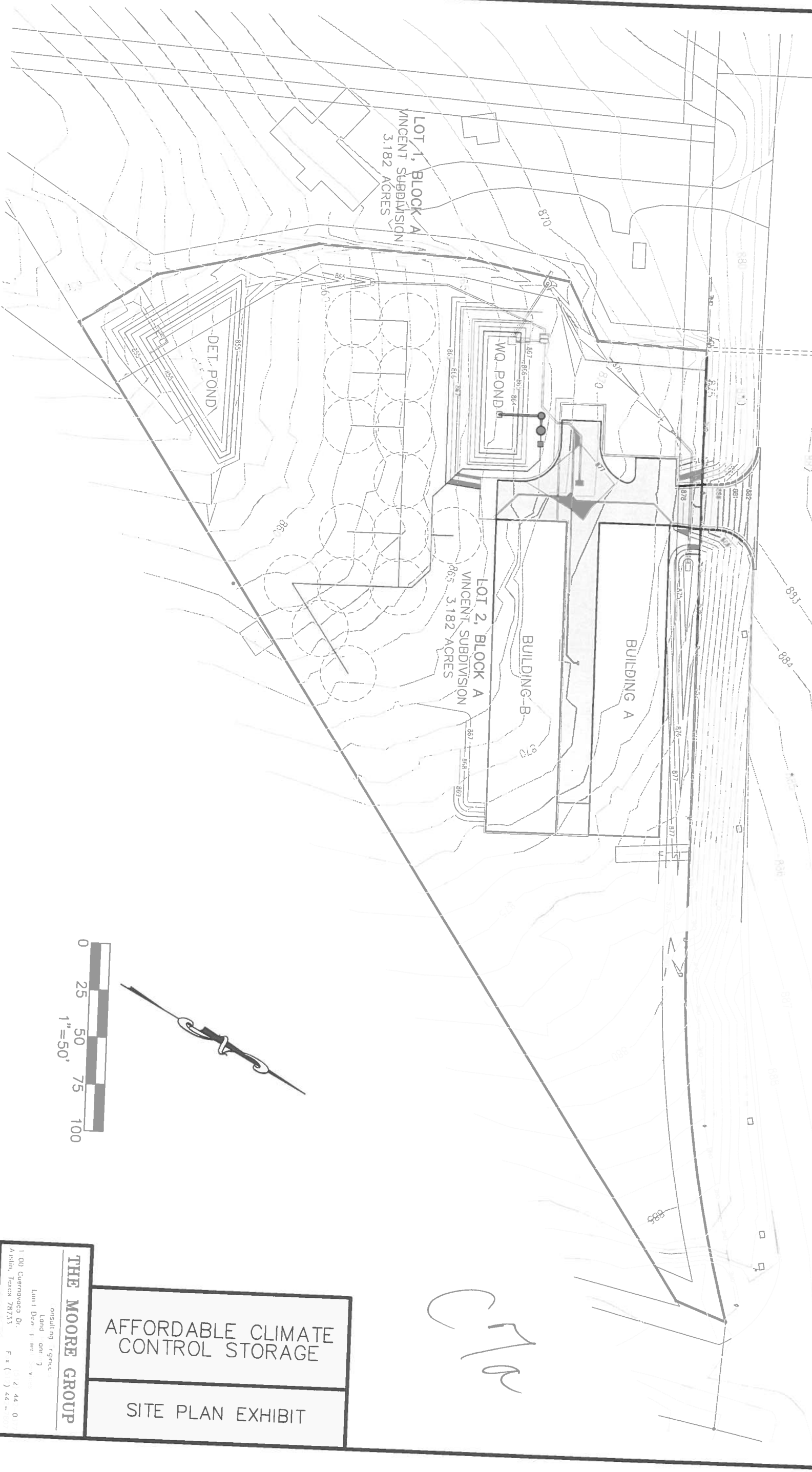


FM 2244 (R.O.W. VARIES)



C716

AFFORDABLE CLIMATE
CONTROL STORAGE

SITE PLAN EXHIBIT

THE MOORE GROUP

Consulting Engineers

Land and Survey

100 Guernsey Dr.

Austin, Texas 78733

Phone (512) 444-0300

Fax (512) 444-0300

Drawn: MSM

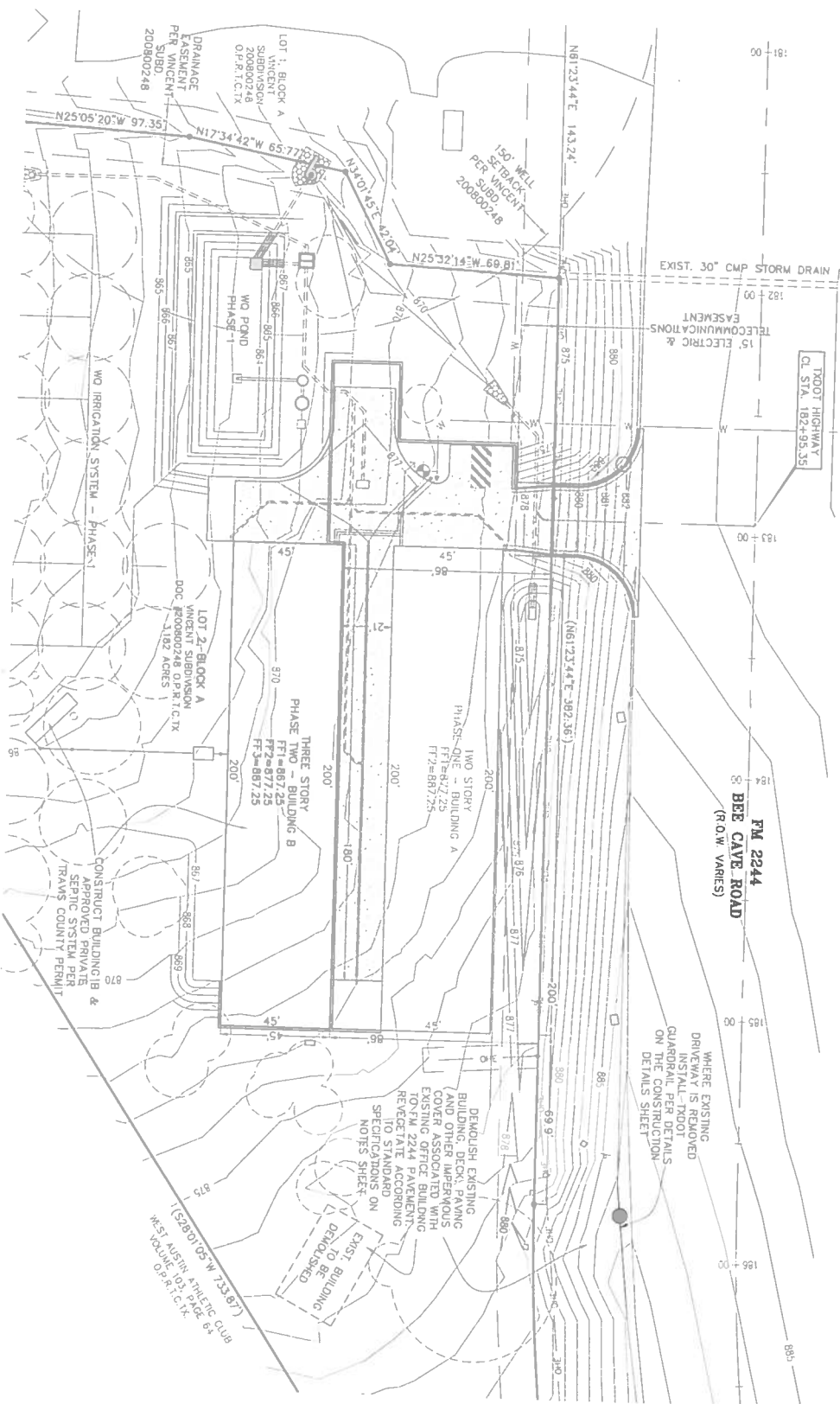
Checked: MSM

Approved: ECM

Date: 7/2/12

ITEM

1



LEGEND

- IRON ROD OR IRON PIPE
- POWER POLE
- OVERHEAD ELECTRIC LINE
- EXISTING FENCE
- EXISTING DRIVE
- FIRE HYDRANT
- WATER VALVE
- WATER METER
- EXISTENCE
- PROPERTY BOUNDARY
- ADJACENT PROPERTY BOUNDARY
- EXISTING CONDUIT
- EXISTING TREE

EXISTING PAVING TO REMAIN

TWOOT GARDENWAYS

PROPOSED CONTOUR

PROPOSED SPOT ELEVATION

CURVE TABLE						
CURVE	RADIUS	DELTA	ARC	TANGENT	CHORD	BEARING
C1	868.47"	15°56'54"	241.74'	121.66'	240.96'	N53°25'16"E

SITE PLAN NOTES

1. ALL IMPROVEMENTS SHALL BE MADE IN ACCORDANCE WITH THE RELEVANT SITE APPROVAL OF THE PLANNING AND DETAILSMAN REVIEW DEPARTMENT
2. APPROVAL OF THIS SITE PLAN DOES NOT INCLUDE BUILDING AND FIRE CODE CODE. (CHAPTER 23-10)
3. ALL SLOTS MUST COMPLY WITH THE REQUIREMENTS OF THE LAND DEVELOPMENT CODE. (CHAPTER 23-10)
4. ADDITIONAL, ELECTRIC FASTENERS MAY BE REQUIRED AT A LATER DATE
5. WATER AND WASTEWATER SERVICE WILL BE PROVIDED BY PRIVATE WATER WELL AND SEWER
6. A PRIVATE ON-SITE SPACE SYSTEM, RESPECTIVE X
7. A RETENTION POND MUST BE DESIGNED PER 7. AN APPLICATION FOR BUILDING PERMIT FOR NON-CONSOLIDATED OR PLANNING COMMISSION APPROVED SITE COSTS FOR RELOCATION OF OR DEDICATE TO UTILITIES.
8. FOR CONSTRUCTION WITHIN THE RIGHT-OF-WAY, A CONCRETE PERMIT IS REQUIRED
9. EVERY ACCESSIBLE PARKING SPACE MUST BE DEFINED BY A SIGN, CHAIRS AT SYMBOL, OR ACCESSIBILITY SYMBOL. THE SIGN MUST BE OF THE INTERNATIONAL SYMBOL OF ACCESSIBILITY AND BE PLACED IN THE CENTER OF THE SPACE. THE CHAIRS, CHARACTERS AND SYMBOLS ON SUCH SIGNS MUST BE COULM LAMINATE OR ALUMINUM. THE SIGN MUST BE PLACED IN THE CENTER OF THE SPACE. THE SIGN MUST BE PLACED IN THE CENTER OF THE SPACE. THE SIGN MUST BE PLACED IN THE CENTER OF THE SPACE.
10. TO PROPOSED BUILDINGS SHALL HAVE FOUR CHAIRS, AS SHOWN ON SHEET 1.
11. ALL STORM SEWER NETS LOCATED ON THE COMMERCIAL SITE SHALL BE OWNED BY THE OWNER WITH A SIGN WHICH INDICATES THAT THE NETT BEANS TO THE DESIGN OF THE STREET AND NO WATER SHOULD BE DUMPED THE CITY OF ADMIN PROJECT

BLAZE ONE INTERMEDIUS COVER: 0.62 ACRES
TOTAL SITE AREA = 3.18 ACRES
TOTAL NET SITE AREA (USA) = 3.18 ACRES
PERCENT INTERMEDIUS COVER (20% OF USA) = 0.63 ACRES
BLAZE ONE INTERMEDIUS COVER = 0.59 ACRES (1.66% < 20%)
BLAZE TWO / FINAL INTERMEDIUS COVER: 0.62 ACRES
TOTAL SITE AREA = 3.18 ACRES
TOTAL NET SITE AREA (USA) = 3.18 ACRES
ALLOWABLE INTERMEDIUS COVER (20% OF USA) = 0.63 ACRES
BLAZE TWO / FINAL INTERMEDIUS COVER = 0.62 ACRES (19.5% < 20%)

Release of this application does not constitute a verification of oil data, information and calculations supplied by the applicant. The engineer of record is solely responsible for the completeness, accuracy and adequacy of his/her submission, whether or not the application is reviewed for Code compliance by City engineers.

CASE NUMBER: SP-2011-0261D

NOT FOR CONSTRUCTION

Drawn: <u>MSM</u>				
Checked: <u>MSM</u>				
Approved: <u>ECM</u>				
Date: _____				
	No.	DATE	REVISIONS	RECOM'D

THE MOORE GROUP



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SURVEYING & PLANNING**

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AFFORDABLE CLIMATE CONTROL STORAGE
SITE DEVELOPMENT
9813 F.M. 2244 ROAD, AUSTIN, TEXAS 78733

PHASE TWO SITE & GRADING PLAN